

13 Melaleuca Court, Morley, WA 6062



House For Sale

Tuesday, 21 November 2023

13 Melaleuca Court, Morley, WA 6062

Bedrooms: 4

Bathrooms: 2

Parkings: 5

Area: 728 m2

Type: House



Shane Ross

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Offers in the \$600,000's

Fantastic opportunity here to secure a spacious, well maintained, 3 bedroom, 1 bathroom family home on big block of approx 728m², plus the added bonus of a Rear Garage/Workshop and 1 bedroom x 1 bathroom Granny Flat (or Teenager's Retreat) combination!! Set in a fantastic cul-de-sac location, you are only a very short drive or within reasonable walking distance of the local Shopping Centre, including Coles and numerous other amenities on offer there, plus the Benara Fresh Food Market. A number of recreational parks and reserves plus primary and secondary schools are located close by and you are only a short drive away from Charlies Fresh Food Market and the Noranda, Bennett Springs and Morley Galleria Shopping Centres. This property is also located close by to the Noranda proposed future Train Station and is approx 13km from Perth CBD, with easy access to the Swan Valley and Perth Domestic and International airports. Features include but are not limited to: Land area approx 728m² with R25 Zoning, plus wide side access to the back.* Potential to retain the existing front home and subdivide into 2 separate Lots, or demolish and subdivide into 2 separate Lots (All Subject to Council & WAPC Approvals). Main home • Ducted air conditioning. • 3 good size bedrooms with built-in robes (Master has walk-in robe) • Bathroom with vanity, bathtub and shower. • Separate lounge room with split system air conditioner and gas bayonet. • Open plan family, dining area with wood fired stove and easy-care tiled floor. • Spacious kitchen with 4 burner gas stove top, electric oven, twin sink, pantry, plus ample bench space and cupboard storage. • Separate laundry and toilet. • Instantaneous gas hot water system. • Roller shutters. • Alarm system. • Huge back patio entertaining area. • Rear gazebo area offering an additional entertaining space. • Large backyard with plenty of room for kids and pets to play. • Big garden/storage shed. • Drive through carport giving access to the back. • Additional side double gates with access through to the back Garage/Workshop. • Room for multiple additional vehicles or a boat, caravan, trailers etc. • Extra undercover storage area out the back. • Bore reticulated yards front and back. • Beautiful, tranquil and tropical established front garden. Garage/Workshop and Granny Flat (Teenager's Retreat) combination • Big Rear Garage/Workshop with both power and water. • Inside door access through to the Granny Flat (Teenager's Retreat). • 1 x Extra Large bedroom/living area space with walk-in robe/storage, split system air conditioner and ceiling fan. • 1 x Bathroom with vanity, shower and toilet. • Electric hot water system. Don't Miss Your Chance To Secure This Fantastic Opportunity!! *NOTE: All prospective buyers are advised to conduct their own due diligence regarding the potential of subdivision and development of the property (All Subject to Council and WAPC Approvals).